



## 9 Spring Crescent Calgary Alberta

\$759,000

Beautiful 2-storey with over 2100sf of developed living space including a professionally finished basement in Springbank hill! Central air conditioning, huge windows bringing in plenty of natural light. A wonderful family home painted in contemporary earth tones w rich hardwood floors in the foyer, kitchen & nook & warm berber carpet in most living areas. The main level includes a dining room (flex room), family room w a gas fireplace, kitchen w numerous white cabinets & island. The eating nook has patio doors opening to a large deck w benches & a west facing rear yard, fabulous for evening BBQ's. The upstairs features a large master bedroom w 4 piece ensuite plus 2 ample bedrooms sharing a 4 piece bath. The professionally developed basement includes a large 4th bedroom that can be used as a den, 3 piece guest bath & rec room (wired for home theatre) and a dry bar. Close to Griffith Woods School (K-9), Ernest Manning High School, Rundle College (K-12), Ambrose University, West Side Rec, the 69 Street C-Train Station, Aspen Landing, and West Hills Shopping. (id:6769)

3pc Bathroom 7.33 Ft x 6.00 Ft  
 Bedroom 11.25 Ft x 10.17 Ft  
 Family room 12.17 Ft x 20.00 Ft  
 Living room 12.92 Ft x 13.42 Ft  
 Dining room 12.50 Ft x 8.75 Ft  
 Other 9.17 Ft x 8.58 Ft  
 Kitchen 10.33 Ft x 13.00 Ft

2pc Bathroom 4.92 Ft x 5.00 Ft  
 Bedroom 10.33 Ft x 9.83 Ft  
 Bedroom 10.42 Ft x 13.00 Ft  
 3pc Bathroom 4.92 Ft x 8.42 Ft  
 3pc Bathroom 4.00 Ft x 8.42 Ft  
 Primary Bedroom 11.92 Ft x 13.58 Ft

Listing Presented By:



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 Grand Realty



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